



*Appendix 3*

---

## **Instrumented Group Interview Results**

## COMMUNITY REINVESTMENT STRATEGY HOUSING INSTRUMENTED GROUP INTERVIEW

### INTRODUCTION

The purpose of this questionnaire is to collect information related to housing issues from community stakeholders as part of the Community Reinvestment Strategy (CRS) process. This information will be used to help identify the key issues related to housing and also to help determine stakeholders' housing reinvestment priorities.

The first set of questions pertain to housing and quality of life issues in your immediate neighborhood. The second section asks questions about the entire Cluster. Finally, there are a few questions about your background as a resident. We would appreciate your candid response to all of the questions. The survey should take approximately 15 to 20 minutes to complete.

### NEIGHBORHOOD HOUSING/QUALITY OF LIFE

- 1) How would you rate the overall quality of housing in your neighborhood?

Excellent      Good      Fair      Poor

- 2) Ideally, what would you consider to be a good mix of rental housing to owner occupied housing?

(1)	(2)	(3)	(4)	(5)
All/Almost	50-75%	50% Renter/	50-75%	All/Almost
All Owner	Owner	50% Owner	Renter	Renter
Occupied	Occupied	Occupied	Occupied	Occupied

- 3) How long have you lived in your neighborhood?

\_\_\_\_\_ Less than 3 years    \_\_\_\_\_ 3 - 5 years    \_\_\_\_\_ 5 - 10 years    \_\_\_\_\_ More than 10 years

- 3a) How has the overall condition of your neighborhood changed since you've lived there?

Improved	Improved	No Change	Deteriorated	Deteriorated	Don't know
Significantly	Moderately		Moderately	Significantly	

- 3b) If your neighborhood has changed, what are some of the ways in which it has changed?  
(If not, skip and go to Question 4)

---



---



---



---

- 4) In your opinion, what are the three biggest assets and barriers to developing new housing or improving existing housing in your neighborhood?

Assets	Barriers
_____	_____
_____	_____
_____	_____

- 5) What do you consider to be the three (3) most important characteristics in terms of quality of life in *any* neighborhood?

1. \_\_\_\_\_

2. \_\_\_\_\_

3. \_\_\_\_\_

- 6) Overall, how safe do you perceive your neighborhood to be?

\_\_\_\_\_ Very safe      \_\_\_\_\_ Moderately safe      \_\_\_\_\_ Not safe at all

- 7) What do you consider to be the biggest issues in your neighborhood related to crime?

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

### CLUSTER-WIDE QUESTIONS

The following questions refer to your *entire* Cluster, including your neighborhood. Although you may not be as familiar with your overall Cluster as you are with your immediate neighborhood, please try to consider the entire Cluster area in responding to the questions.

- 8) What special groups or populations do you feel have unmet housing needs that should be available in your *Cluster*? (Check all that apply)

\_\_\_\_\_ Very-low income populations

\_\_\_\_\_ Senior citizens

\_\_\_\_\_ Disabled/Handicapped

\_\_\_\_\_ Other (please specify) \_\_\_\_\_

- 9) Which types of *new* housing development would you most like to see in your Cluster? Please indicate what percentage of new housing in your neighborhood you would like to be either low-moderate income, middle income or upper income. (Please check to make sure that your numbers add up to 100%.)

\_\_\_\_\_ % Low-moderate income housing (\$ 60,000 - \$ 89,000)

\_\_\_\_\_ % Middle income housing (\$90,000 - \$ 150,000)

\_\_\_\_\_ % Upper income housing (Over \$ 150,000)

- 10) Where in your Cluster are the best locations for new, large-scale *single family* housing developments? Please describe the areas using neighborhood names, cross-streets or geographic boundaries.

---

---

---

- 11) Where in your Cluster are the best locations for housing development that focuses on the rehabilitation of existing structures with some new housing mixed in to fill in vacant lots? Please describe the areas using neighborhood names, cross-streets or geographic boundaries.

---

---

---

- 12) Where in your Cluster are the best locations for new multi-family housing? Please describe the areas using neighborhood names, cross-streets or geographic boundaries.

---

---

---

- 13) What areas in your Cluster, if any, do you think should be designated as historic districts (e.g. Corktown, Indian Village, etc.)? Please describe the areas using neighborhood names, cross-streets or geographic boundaries.

---

---

---

- 14) Do you have any additional comments, either for your neighborhood or cluster-wide, concerning housing or quality of life issues?

---

---

---

---

## RESIDENT BACKGROUND

- 15) Are you participating in this focus group as a .... (Check all that apply)

☐ Cluster resident      ☐ City resident, but not in the Cluster      ☐ Non-Detroit resident  
☐ Landlord      ☐ Cluster business owner      ☐ Potential Developer  
☐ Other \_\_\_\_\_

- 16) What are the major cross-streets nearest to your home?

\_\_\_\_\_ and \_\_\_\_\_

- 17) How long have you resided in your present neighborhood (not necessarily in the same house)?

☐ Less than 5 years  
☐ 5 to 10 years  
☐ 11 to 20 years  
☐ Over 20 years

- 18) Do you currently....

☐ Own      ☐ Rent

- 18a) If owner occupied, what would you estimate to be the current value of your home?

☐ Less than \$25,000  
☐ \$25,000 to \$49,000  
☐ \$50,000 to \$99,000  
☐ \$100,000 to \$149,000  
☐ Over \$150,000  
☐ Don't know

Thank you for your cooperation!

Housing IG Form#	Q1	Q2	Q3	Q3a	Q6	Q8a	Q8b	Q8c	Q9a	Q9b	Q9c	Q15a	Q15b	Q15c	Q15d	Q15e	Q15f	Q16a	Q16b	Q17	Q18	Q18a
1	2	1	2	4	2	y	y	n				y	n	n	n	n	n	Moross	Kelly	1	1	3
2	3	1	3	4	2	y	n	n		100		y	n	n	n	n	n	Hayes	Morang	2	1	2
3	3	2	4	5	3	n	y	y		100		y	n	n	n	n	n	E. 7 Mile	Hoover	3	1	2
4	2	1	1	3	2	n	y	n	60	30	10	n	n	n	y	n	n	Morang	Cadieux	1	2	
5	3	1	4	4	6	n	y	n		50	50	y	n	n	n	n	n	8 Mile	Schoenner	4	1	3
6	1	2	4	5	3																	
7	2	1	4	4	2	y	n	n				y	n	n	n	n	n	Regent	Anvil	4	1	3
8	2	1	4	4	2	y	y	y	10	80	10	y	n	n	n	n	n	Hayes	Outer Drive	3	1	3
9	2	2	1	6	2				80	20		n	n	y	n	n	n	E. Grand Blvd	Mack	1	2	3
10	2	1	4	4	2	y	n	n	30	70		n	n	y	n	n	n	8 Mile	Gratiot	4	1	3
11	3	3	3	4	2							n	n	y	n	n	n			2	2	1
12	3	2	2	5	3	y	y	y	25	50	25	y	n	n	n	n	n	State Fair	Schoenner	3	1	2

**Detroit Community Reinvestment Strategy**  
**NEIGHBORHOOD COMMERCIAL**  
**Instrumented Group Interview**  
**CLUSTER \_\_\_\_\_**  
**\_\_\_\_ July 1997**

In this cluster, I am a:  
*check all that apply*

- \_\_\_\_\_ resident
- \_\_\_\_\_ representative of a religious organization
- \_\_\_\_\_ representative of a neighborhood-based business
- \_\_\_\_\_ representative of a local institution  
 (bank, hospital, university, United Way agency, etc.)
- \_\_\_\_\_ representative of a religious congregation
- \_\_\_\_\_ representative of an area school \_\_\_\_\_  
 (elementary through high school)
- \_\_\_\_\_ other

1. In your opinion, is the quality of goods and services offered within the Cluster acceptable? *Use the blank rows to add categories, if needed.*

<i>Type</i>	<i>Yes</i>	<i>No</i>
Groceries		
Personal services (beauty shops, dry cleaners)		
Banking		
Clothing		
Household goods (furniture; appliances)		
Entertainment (restaurants, theaters)		
Auto maintenance services		
Business services (office supply; copy shops; janitorial)		

2. Where do you shop? *Indicate the frequency with which you shop in the following locations for the following goods and services.*

*1 = Never*

*2 = Sometimes*

*3 = Often*

<i>I shop for:</i>	<i>In the Cluster</i>	<i>In Detroit, outside the cluster</i>	<i>Outside Detroit</i>
Groceries			
Personal services (beauty shops, dry cleaners)			
Banking			
Clothing			
Household goods (furniture; appliances)			
Entertainment (restaurants, theaters)			
Auto maintenance services			
Business services (office supply; copy shops; janitorial)			

3. What goods and services do you think are over and under represented in this cluster?

**We have too many:**

---



---



---



---



---

**We don't have enough:**

---



---



---



---



---



4. What commercial goods and services do you think are most essential to quality of life within the cluster?

---

---

---

---

5. What are the three best locations for a retail center within our entire cluster? *Be sure to consider the qualities that make a good business location from an investor's standpoint, as well as those qualities that improve quality of life for residents.*

Best locations:

Why?

- |    |       |       |
|----|-------|-------|
| 1. | <hr/> | <hr/> |
| 2. | <hr/> | <hr/> |
| 3. | <hr/> | <hr/> |

6. Overall, what are the greatest assets and barriers to neighborhood commercial reinvestment in our cluster?

Greatest assets

Greatest barriers

---

---

---

---

---

---

---

---

---

---

7. Are there other issues related to neighborhood commercial reinvestment that need to be addressed?

---

---

---

---

**Thanks for your input!**

**D R A F T**

**23 June 1997**

**Revised 24 June 1997; 30 June 1997**



**JOB CENTERS**  
**Instrumental Group Interview**

Cluster #: \_\_\_\_\_

Date: \_\_\_\_\_

1. In this cluster I am a: (check all that apply)

- ☐ resident
- ☐ representative of a religious organization / congregation
- ☐ representative of a neighborhood-based business
- ☐ representative of a local institution (bank, hospital, United Way agency, etc.)
- ☐ representative of an area school (elementary through high school)
- ☐ other

2. Do you have a job? ☐ yes ☐ no

3. Is your job located in:

- ☐ the cluster
- ☐ the City of Detroit
- ☐ the Detroit suburbs
- ☐ other

4. What kinds of employers/jobs would you like to see more of in your cluster?

- ☐ manufacturing
- ☐ retail / commercial
- ☐ health care
- ☐ education
- ☐ service (fire, insurance, real estate, utilities, communications, government)
- ☐ wholesale / distribution
- ☐ technology
- ☐ entertainment / tourism
- ☐ other \_\_\_\_\_

5. What kinds of jobs are there enough or too many of in your cluster?

- ☐ manufacturing
- ☐ retail / commercial
- ☐ health care
- ☐ education
- ☐ service (fire, insurance, real estate, utilities, communications, government)
- ☐ wholesale / distribution
- ☐ technology
- ☐ entertainment / tourism
- ☐ other \_\_\_\_\_

Job Centers KGI

Form#	Q1a	Q1b	Q1c	Q1d	Q1e	Q1f	Q2	Q3	Q4a	Q4b	Q4c	Q4d	Q4e	Q4f	Q4g	Q4h	Q4i	Q5a	Q5b	Q5c	Q5d	Q5e	Q5f	Q5g	Q5h	Q5i
1	y	n	y	n	y	n	y	1	y	y	y	y	y	y	y	y	y	n	n	n	n	n	n	n	n	n
2	n	n	n	n	n	n	y	2	n	n	n	y	n	n	y	n	n	y	n	n	n	n	n	n	n	n
3	y	n	n	n	n	n	n	4	y	y	y	y	y	y	y	n	n	y	n	n	n	n	y	n	n	n
4	y	n	n	n	n	n	n		n	y	n	n	n	n	n	n	n	n	n	n	n	n	n	n	n	n
5	n	n	n	y	n	n	y	1	y	y	y	y	y	y	y	y	n	n	n	n	n	n	n	n	n	n
6	n	n	y	y	n	n	y	1	n	y	n	n	y	y	y	y	n	n	n	n	n	n	n	n	n	n
7	y	n	n	n	n	n	y	2	n	n	n	y	y	n	y	n	n	n	n	n	n	n	n	n	n	y
8	y	n	n	y	n	n	y	2	y	n	y	y	n	n	n	n	n	n	n	n	n	n	n	n	n	y
9	y	n	n	n	y	n	n		n	n	n	y	n	n	y	n	n	n	n	n	n	n	n	n	n	n
10	y	n	n	n	n	n	y		n	y	n	n	y	n	n	y	n	n	n	n	n	n	n	n	n	n
11	y	n	n	n	n	n	y	3	n	y	n	n	n	y	y	y	n	n	n	n	n	n	n	n	n	y
12	y	n	n	n	n	n	y		n	y	n	n	n	n	n	n	n	n	n	n	n	n	n	n	n	n
13	n	n	y	n	n	n	y	2	y	n	n	y	y	y	y	y	y	n	y	n	n	n	n	n	n	n
14	n	n	n	n	y	n	y	1	y	n	n	n	n	y	y	y	y	y	y	n	n	n	n	n	n	n
15	y	n	n	n	n	n	y	2	y	n	n	n	n	n	y	n	n	n	y	n	n	y	n	n	n	n

**Detroit Community Reinvestment Strategy**  
**TRANSPORTATION**  
**Instrumented Group Interview**

**Cluster** \_\_\_\_\_  
**Date** \_\_\_\_\_

1. In this cluster, I am a:  
*check all that apply*

- \_\_\_\_\_ resident
- \_\_\_\_\_ representative of a religious organization
- \_\_\_\_\_ representative of a neighborhood-based business
- \_\_\_\_\_ representative of a local institution  
 (bank, hospital, university, United Way agency, etc.)
- \_\_\_\_\_ representative of a religious congregation
- \_\_\_\_\_ representative of an area school \_\_\_\_\_
- \_\_\_\_\_ other \_\_\_\_\_

2. Geographic Reference:

I live (or work) in Cluster \_\_\_\_\_

Neighborhood \_\_\_\_\_

Closest Cross streets \_\_\_\_\_ and \_\_\_\_\_

3. Please indicate below what types of transportation you use, Mark "1" if very often, "2" if sometimes, and "3" if never.

Type	work	school	child care	shopping	leisure	medical	worship
Public transportation							
Own automobile							
Carpool							
Taxi							
Walking							
Jitney services							
Other _____							

4. Please indicate below (using the same scale as above) where you travel for the following purposes:

Location	work	school	child care	shopping	leisure	medical	worship
Within your sector							
Within Detroit							
In the suburbs							

5. How would you rate the condition of roads within the following areas?

Location	Excellent	Good	Poor
Within your neighborhood			
Within your cluster			
Within Detroit			
Within the suburbs			

6. Please indicate if any of the following issues impact your neighborhood or cluster:

Issue	Very high impact	Sometimes	No impact
Truck traffic within neighborhood			
Street changes or closings			
Safety and location of bus stops			
Availability and/or cost of automobile insurance			

7. In terms of transportation, how important is the location of your job in relation to where you live?

- ☐ Very important  
☐ Somewhat important  
☐ Not very important

8. Have transportation problems ever prevented you or someone in your family from obtaining or keeping a job?

- ☐ Yes  
☐ No

If yes, how? \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

Thank you for participating in the survey. Your comments are valuable to us. If you wish to participate further in the process of developing the reinvestment strategies related to transportation for your sector, please contact:

Transportation Kit																															
Formas	Q1a	Q1b	Q1c	Q1d	Q1e	Q1f	Q1g	Q2a	Q2b	Q2c	Q2d	Q3a	Q3b	Q3c	Q3d	Q3e	Q3f	Q3g	Q3h	Q3i	Q3j	Q3k	Q3l	Q3m	Q3n	Q3o	Q3p	Q3q	Q3r	Q3s	
1	y	y	n	n	n	n	y	2	2	Moross	Harper	3	1	2	3	3	3	3	1	2	3	3	3	3	3	3	3	3	3	3	
2	y	y	n	n	n	y	y	2	2	6 Mile	7 Mile	3	1	3	3	3	3	3	1	3	3	3	3	3	3	3	3	3	3	3	
3	y	n	n	n	n	n	y	2	2	Morang	Moross	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
4	y	n	n	n	n	n	n	2	2	Morang	Riad	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
5	n	n	n	y	n	n	n	2	2	Gratolt	State Fair	3	1	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
6	n	n	y	y	n	n	n	2	2	Morang	Cadieux	3	1	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
7	y	n	n	n	n	n	n	2	2	Hayes	Morang	3	1	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
8	y	n	n	n	n	n	y	2	2	7 Mile	Kelly	2	1	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
9	y	n	n	n	n	y	y	2	2	6 Mile	Oriener	3	3	3	3	3	3	3	3	3	3	1	3	3	1	3	1	3	3	3	
10	y	n	n	n	n	n	n	2	2	Hayes	Kelly	3	1	3	3	3	3	3	3	3	3	3	3	1	3	3	3	3	3	3	
11	n	n	n	n	n	n	n	2	2	Outer Drive	Hayes	3	1	2	3	3	3	3	3	1	3	3	3	3	3	1	3	3	3	3	
12	y	n	n	n	n	n	n	2	2			3	2	3	3	3	3	3	1	3	3	3	3	3	1	3	3	3	3	3	
13	n	n	y	n	n	n	n	2	2	Gratolt	7 Mile	3	1	3	3	3	3	3	1	3	3	3	3	3	3	3	3	3	3	3	
14	n	n	n	n	n	n	y	2	2	8 Mile	Dequindre	1	1	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
15	y	n	n	n	n	n	n	2	2	Morang	7 Mile	2	1	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	
Q3f	Q3u	Q3v	Q3w	Q3x	Q3y	Q3z	Q3aa	Q3bb	Q3cc	Q3dd	Q3ee	Q3ff	Q3gg	Q3hh	Q3i	Q3j	Q3kk	Q3l	Q3mm	Q3nn	Q3oo	Q3pp									
1	2	3	2	3	3	1	2	3	2	3	3	1	2	3	3	3	3	1	2	3	3	3									
1	3	3	3	3	3	1	3	3	3	3	3	1	3	3	3	3	3	1	3	3	1	3									
1	3	3	1	3	3	1	3	3	1	3	3	1	3	3	3	3	3	1	3	3	3	3									
1	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	1	3	3	3	3									
3	3	3	2	3	3	3	3	3	2	3	3	1	3	3	3	3	3	1	3	3	3	3									
1	2	3	3	3	3	1	1	3	2	3	3	3	3	3	3	3	3	1	2	3	3	3									
1	3	3	3	3	3	1	3	3	3	3	3	3	3	3	3	3	3	1	3	3	3	3									
3	1	3	2	3	3	1	3	3	3	3	3	1	3	3	3	3	2	3	3	3	3	3									
3	1	3	3	3	3	3	3	3	3	3	3	3	1	3	3	3	3	3	1	3	3	3									
1	3	3	3	3	3	1	3	3	3	3	3	3	1	3	3	3	3	1	3	3	3	3									
1	2	3	3	3	3	1	2	3	2	3	3	3	1	3	3	3	3	1	2	3	3	3									
1	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	1	3	3	3	3									
1	3	2	3	3	3	1	3	3	3	3	3	3	1	3	3	3	3	1	3	3	3	3									
1	3	3	1	3	3	1	3	3	3	3	3	3	1	3	3	3	3	1	3	3	3	3									
3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3									
Q4a	Q4b	Q4c	Q4d	Q4e	Q4f	Q4g	Q4h	Q4i	Q4j	Q4k	Q4l	Q4m	Q4n	Q4o	Q4p	Q4q	Q4r	Q4s	Q4t	Q4u	Q4e	Q4b	Q4d	Q4e	Q4b	Q4c	Q4d	Q4	Q4	Q4	
2	2	2	2	3	3	3	3	3	2	2	2	2	2	2	2	2	2	3	3	1	2	3	2	1	2	3	2	1	3	3	
1	1	3	1	1	1	3	3	3	1	1	3	1	1	3	1	1	1	1	1	3	3	3	2	1	1	3	2	1	3	n	
3	3	3	3	3	3	3	3	3	1	1	3	1	1	3	1	1	3	1	1	1	3	1	3	3	3	3	3	3	3	n	
3	3	3	3	3	3	3	3	3	1	1	3	3	3	3	3	3	3	1	1	3	3	3	3	3	3	3	3	3	3	n	
3	1	3	3	3	3	3	3	3	1	1	3	1	1	3	1	1	3	3	3	1	3	3	2	2	3	3	3	2	3	n	
3	1	3	3	3	3	3	3	3	3	3	1	3	3	3	3	1	3	3	1	3	3	2	3	1	2	1	2	1	1	y	
3	3	3	1	1	3	1	1	3	1	1	1	1	1	1	1	1	1	1	1	3	3	3	3	1	2	1	1	1	1	n	
1	1	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	3	2	2	3	3	3	3	3	3	3	n	
3	2	1	3	1	2	2	1	3	2	1	3	2	1	3	3	2	2	2	1	3	3	3	3	2	3	1	1	1	1	n	
3	1	3	3	2	3	3	3	3	2	2	1	3	1	3	3	1	2	1	2	1	3	4	4	4	1	1	1	1	1	n	
3	1	3	3	3	3	3	3	3	3	1	1	3	1	3	3	3	3	3	3	2	3	3	3	3	3	2	1	1	1	n	
3	1	3	3	3	3	3	3	3	3	3	1	3	3	1	3	2	3	3	3	3	3	3	3	3	3	2	1	1	1	n	



## ENVIRONMENT

### Instrumented Group Interview

1. What do you think are your neighborhood's and/or cluster's greatest environmental assets? (Please put a check mark next to your answer.)

<input type="checkbox"/>	Availability of land for green space
<input type="checkbox"/>	Availability of land for redevelopment / reinvestment
<input type="checkbox"/>	Closeness to natural resources (parks, the river)
<input type="checkbox"/>	Other _____
	_____
	_____

2. What do you think are the greatest environmental issues your neighborhood and/or cluster faces as challenges? (Please put a check mark next to your answer - you may answer more than once.)

<input type="checkbox"/>	Illegal dumping	<input type="checkbox"/>	Junkyards
<input type="checkbox"/>	Air pollution	<input type="checkbox"/>	Lead and asbestos contamination
<input type="checkbox"/>	Water pollution	<input type="checkbox"/>	Lack of green space
<input type="checkbox"/>	Trash / garbage	<input type="checkbox"/>	Existence of contaminated sites
<input type="checkbox"/>	Overgrown vacant lots	<input type="checkbox"/>	Abandoned cars
<input type="checkbox"/>	Other _____		
	_____		
	_____		

3. Why are you concerned about these environmental conditions? (Please put a check mark next to your answer - you may answer more than once.)

<input type="checkbox"/>	Health
<input type="checkbox"/>	Safety
<input type="checkbox"/>	Issues prevent redevelopment and reinvestment
<input type="checkbox"/>	Other _____
	_____
	_____

Environme IGI

Form#	Q1a	Q1b	Q1c	Q1d	Q2a	Q2b	Q2c	Q2d	Q2e	Q2f	Q2g	Q2h	Q2i	Q2j	Q2k	Q3a	Q3b	Q3c	Q3d
1	n	n	y	n	n	n	n	y	y	n	n	n	n	n	y	y	y	y	n
2	n	n	y	n	y	n	n	y	n	n	n	n	n	n	y	y	n	n	n
3	n	y	n	n	y	n	n	y	y	n	n	n	n	n	n	y	y	y	n
4	n	y	n	n	y	n	n	y	y	n	n	n	n	n	y	y	y	y	n
5	n	y	n	n	y	n	n	y	y	y	n	n	n	n	y	y	y	n	n
6	y	y	n	n	y	n	n	y	y	n	n	y	n	n	y	y	y	y	n
7	n	y	n	n	n	n	n	n	y	n	n	n	n	y	y	y	y	y	n
8	n	y	n	n	n	n	n	n	y	y	n	n	y	n	n	n	n	y	n
9	n	y	n	n	y	n	n	y	y	y	n	n	n	n	y	y	y	y	n
10	y	n	n	n	y	n	n	y	y	n	y	n	y	n	y	y	y	y	n
11	n	n	n	n	y	n	n	y	y	n	y	n	y	n	y	n	y	y	n
12	y	n	y	n	y	n	n	y	n	n	n	n	y	n	n	y	y	y	n
13	n	n	n	y	y	n	n	y	y	n	n	n	n	n	y	n	y	n	y
14	y	y	n	n	y	n	n	y	y	y	n	n	n	n	y	y	y	y	n
15	y	n	n	n	y	y	y	y	y	n	n	y	n	n	n	y	y	n	n

**City of Detroit Community Reinvestment Strategy**  
**Youth Development**  
**Instrumented Group Interview**  
Cluster \_\_\_\_\_  
August \_\_\_\_\_, 1997

I live at: 811 1/2  
(List the cross streets) 1/2

In this cluster, I am a:  
check all that apply

- ☒ resident
- ☐ representative of a religious organization
- ☐ representative of a neighborhood-based business
- ☐ representative of a local institution  
(bank, hospital, university, United Way agency, etc.)
- ☐ representative of a religious congregation
- ☐ representative of an area school \_\_\_\_\_  
(elementary through high school)
- ☒ other

Are you one of the following: parent guardian youth or n/a? Please circle all that apply.

Please indicate age group.

15 - 21 years    22-30 years    31-40 years    41-50 years    51 - over

2. Do you have children in your household?

Yes    No    If yes, please indicate age group.

1-8 years    9-14 years    15-21 years

3. Are you involved in mentor or job training programs? Yes ~~No~~  
If yes, please specify the program and the sponsoring agency.

Program Name	Agency	In Cluster	In City, outside Cluster	Outside City

4. Are any of the following agencies that offer services such as, tutoring, job training, or teen pregnancy counseling, located in your cluster area? Place an X mark in the box for all that apply. Use blank rows to add agencies.

Service	Located in your cluster			Name/Location: (cross streets)
	Yes	No	Don't Know	
Tutoring				
Job Training & Placement				
Teen Pregnancy Counseling				
College Counseling				

5. Do the services mentioned above meet your needs?  
Please rank the quality of services in the matrix below and indicate if expanded services are needed.

Service	Agency Name	Meet your Needs		Quality: 1 - 5 1 poor 5 excellent	Expand Service	
		Yes	No		Yes	No
Tutoring						
Job Training & Placement						
Teen Pregnancy Counseling						
College Counseling						

6. What recreational facilities are available in your cluster, if any?

Name of Facility	Location	Free Admission		Meet Your Needs?		Expand existing Program	
		Yes	No	Yes	No	Yes	No

7. Are youth or family programs/activities offered at their facility?

Yes                      No

If yes, name them in the matrix below.

Facility Name	Youth Activities	Other Activities	Seasonal	Year Round

8. Are teenage gangs a problem in your neighborhood and/or cluster area?

Cluster: Yes No

Neighborhood: Yes No

9a. What youth crime prevention programs are available?

Agency	Program	Location	
		Cluster	Neighborhood
Police Department			
Public School System			
Religious Institution			
State Agency			
Private Agency			
Community-based Organization			

9b. What other or additional youth crime prevention programs would you recommend?

---

---

---

---

---

10. In your opinion, is the drop-out rate from schools in your cluster **high**?

Yes

No

Don't Know

11a. What tutorial and/or mentor programs are available? Add additional programs if needed.

Program	Location		Are programs effective?	
	Neighborhood	Cluster	Yes	No

11b. What other or additional programs do you think are needed to reduce drop-out rates?

---

---

---

---

---

THANK YOU FOR YOUR COOPERATION AND INPUT.

Draft #4, August 7, 1997  
Madison Madison International

---

## Form#

[illegible]



## Sector 2 IGI Responses

If response is followed by a "I", one additional person has the same response per. "I"..

### HOUSING IGI

3b) If your Neighborhood has changed, what are some of the ways in which it has changed?

- more litter
- more gunshots - I
- loud cars (radios)
- vacant or burned homes - IIIIIIIII
- lack of City services
- code enforcement - II
- overgrown vacant lots
- more rentals - III
- rental units problematic - IIIII
- gangs scare neighbors
- parks not used by families
- deteriorating school system - II
- inefficiency of law enforcement - II
- more crime
- lack of labor (i.e. auto)

#### 4) Assets and Barriers to development

##### Assets

- good brick homes - III
- mixed cultural groups
- peaceful people
- block clubs
- community involvement
- easy freeway access - II
- historic neighborhoods
- cleanliness
- homeowners group
- churches
- boys and girls clubs
- high income
- good infrastructure
- one of city's best neighborhoods
- better City services
- inexpensive housing

##### Barriers

- noise

- gangs - III
- drugs - III
- crime - III
- lack of police patrol - II
- lack of alternatives to prison - II
- school system
- economic situation
- lack of recreation

10) Best locations for new, large-scale single family housing development:

- Gratiot between 7 Mile / Houston-Whittier to Hayes
- Gratiot and Houston-Whittier
- Chalmers and E. McNichols
- South of 7 Mile, east of Chalmers
- South of 6 Mile / Gratiot / Conner
- South of Houston-Whittier, Chalmers, Outer Dr.
- Dresden St, State Fair at Anvil
- 

11) Best location for housing development that focuses on rehabilitation of existing structures with some new, in-fill housing:

- Gratiot between 7 Mile / Houston Whittier to Hayes
- AWARE Community (Whittier and Kelly) - II
- Pulaski
- Ravendale Community (Harper and Dickerson)
- St. Raymond's Parish area
- South of State Fair, Hayes to Hoover - II
- 7 Mile to Connor / I-94

12) Best location for new multi-family housing:

- Gratiot between 7 Mile / Houston Whittier to Hayes - II
- Gratiot - II
- Conner and Gratiot
- Mohican - Gratiot, 8 Mile, State Fair and Schoenherr - II
- Saratoga

13) What areas should be designated as historic districts:

- Regent Park - Outer Drive - II
- Mohican - Kilborne - II
- Pulaski - Rosemary - II
- East Outer Drive

14) Additional comments:

- Identify all of our parks
- Human development needed more than physical development
- Large play fields and frequent clean-up needed

## **TRANSPORTATION IGI**

8) How has transportation ever prevented you or someone in your family from obtaining or keeping a job?

- Distance to job / no convenient or reliable transportation
- No transportation to get to work

## **NEIGHBORHOOD COMMERCIAL IGI**

3) What goods and services are over or under represented?

### **Over Represented Services**

- Beauty shops - IIIII
- Party stores
- Tire yards
- Liquor stores - II
- Blighted storefronts
- Video stores
- Auto maintenance
- Junk shops
- Car washes
- Hair supply
- Fast food
- Storefront churches
- "Dollar" stores

### **Under Represented Services**

- Department stores - III
- Mini-malls - III
- Hardware stores
- Card shops
- Entertainment - II
- Auto maintenance services
- Drug stores
- Recreational center - III
- Bakery
- Business services
- Parking
- Quality restaurants - II
- Police station
- Household goods
- Pet store
- Good grocery store

4) What commercial goods and services are most essential to quality of life?

- Clothing stores - III
- Hardware stores - II
- Major vendors
- Educational services
- Grocery - IIII
- Churches
- Public Service
- Bakery
- Recreational Centers
- Flower shops
- Drug Stores - II
- Shoe repair
- Neighborhood owned small business
- Entertainment - II
- Dry cleaner
- Supply shops (office, janitorial)

5) What are the best three locations for a retail center and why?

- Balduck Park: uncontaminated
- Near Chandler Park: vacant land
- Gratiot from 7 Mile to 8 Mile: - IIIIII - available space, easily accessible, emerging neighborhood, bus lines adjoin at 7 and Gratiot, gateway from suburbs, safe, parking
- 7 Mile and Hoover
- Huston/Whittier: - III - easily accessible, streets come together, parking
- Kelly-Hayes: streets come together, adequate parking, close to residences
- McNichols / Schoenherr / Gratiot: major intersection, adequate parking, close to residences
- Harper and Chalmers: proximity to I-94
- Gratiot and Conner: City Airport

6. What are the greatest assets and barriers to neighborhood commercial reinvestment?

Assets

- Availability of customer base - III
- Need for commercial facilities
- Diverse residential base
- Community organizations
- Accessibility - II
- Availability of land for building - II
- Gratiot Avenue
- Eastland Mall
- Gateway to suburbs

Barriers

- Financing
- Security - II
- Low economic base for purchasing power - III
- Crime - IIII
- Lighting - II
- Public services - II
- Blighted storefronts - II
- Lack of parking
- No variety of shops
- Non-competitive pricing
- No entertainment
- Lack of city support
- Eastland Mall

7) Are there other issues related to neighborhood commercial reinvestment that need to be addressed?

- Quality of municipal services
- Do the people who live the nearest support those businesses?
- Who owns the neighborhood business?
- Are residents employed as labor or management?
- Strong police protection
- Zero tolerance on drugs
- Vacant, non-repairable shops torn down
- Elimination of overabundance of junk shops
- Reliable transportation
- Reliable day care
- Parking
- Competition

## **JOB CENTERS IGI**

6) Are there any expansions of employers / job centers that could impact the cluster?

- New construction at Gratiot and Outer Drive, and Kelly and Moross, City Airport
- Chrysler-Jefferson plant expansion
- Gratiot and 8 Mile - possible new shopping center
- Gratiot and Conner
- 8 Mile and Schoenherr
- New Home Depot and Circuit City coming in Harper Woods at 8 Mile and Kelly

7) Are you aware of any downsizing of employers / job centers?

- Employers Temporary Services is closing
- Gratiot and 7 Mile

- Some through the public school system
- Few through religious institutions
- At Osborn HS
- Religious institutions are scared of gangs
- Boys and girls Club for 7 yrs and under
- Community House at St. Raymond's
- Never see the police department
- Mediation programs

9b) What other crime prevention programs would you recommend?

- Peer mediation
- Churches open more often
- Places to do structured activities while single mothers are at work
- Programs for older children
- Programs need to be better coordinated, such as through a school, rec. center or church

11a) What tutorial or mentor programs are available?

- Big / Little sister program, at McKinney - it is effective
- School

11b) What other or additional programs are needed to reduce drop-out rates?

- Alternative schools